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(U/s. 37 of Maharashtra Regional and Town Planning Act, 1966)

No. TMC Hq-1/ TDD-29/ DPIC/409 .—Whereas, the Revised Development Plan of the city of Thane has been Sanctioned by Government *vide* Notification No. TPS/1297/1319/CR-148/97/UD-12, dated 4th October 1999 and came in to force from 22nd November 1999. Also the Development Plan for Excluded Portion (EP) from Revised Development plan was sanctioned *vide* Government's Notification No. TPS/1201/274/CR-28/2009/UD-12, dated 3rd April 2003 and came in to force from 14th May, 2003 (herein after referred to as " The said Sanctioned Development plan ") ;

And whereas, the Government of Maharashtra has sanctioned the Unified Development Control and Promotion Regulations (UDCPR) (hereinafter referred to as " the said Regulation ") for the state except Municipal Corporation of Greater Mumbai and some Planning Authorities under the provisions of the Maharashtra Regional and Town Planning Act, 1966 (hereinafter referred to as " the said Act ") *vide* Notification No.TPS-1818/CR-238/18/DP. and RP./Sec.37 (1AA)(c) and sec. 20(4)/UD-13, dated 2nd December 2020 ;

And whereas, the said Regulation No.10.2 is regarding City Specific Regulation for Thane Municipal Corporation area (hereinafter referred to as " the said provisions ") and there is need to include new provision for some specific items in the said provisions ;

And whereas, as per Sanctioned Development Plan in Sector No. 5, land bearing S.No. 85(pt), 86(pt), 87(pt), 96(pt), 97(pt), 99(pt), 118(pt), 114(pt), 119(pt), 120 and 282(pt) of village Kolshet is reserved for Park Reservation No. 5. (hereinafter referred to as " said reservation ") ;

And whereas, Thane Municipal Corporation is Planning to Develop Amusement Park and Convention Centre on the said reservation. Hence it is proposed to change this Park Reservation No. 5 to "Amusement Park and Convention Centre " and additional Regulation is proposed in Chapter-10, City Specific Regulation of Unified Development Control and Promotion Regulation-2020, for the permissible FSI to be newly entered as Regulation No.10.2.16 as " For Amusement Park and Convention Centre reservation shall be developed with 0.30 FSI and minimum 60% area to be kept open" under Section 37 (7) of Maharashtra Regional and Town Planning Act, 1966 in " the said Sanctioned Development Plan " and " The said Regulations " (hereinafter referred to as " The said modification "). Hon. General Body of Thane Municipal Corporation *vide* its Resolution No.29, dated 20th June 2024 has accorded sanction for following the above said procedure of modification as per details given below :—

Sr. No. (1)	Regulation No. (2)	Land Details (3)	Sanctioned Development Plan/ Sanctioned UDCPR (4)	Proposed Draft Modification (5)
1	—	Sector No. 5 Village Kolshet S.No. 85(pt), 86 (pt), 87(pt), 96(pt), 97(pt), 99(pt), 118(pt), 114(pt), 119(pt), 120 and 282(pt)	Park Reservation No.5	Amusement Park and Convention Centre
2	10.2.16	—	New Regulation	Amusement Park and reservation shall be developed with 0.30 FSI and minimum 60% area to be kept open. Note (i) - Under table 6G shall be applicable for development of Amusement Park and Convention Centre reservation.

And therefore, this notice is published for inviting suggestions/objections from the public to carry out " The said modification in the said Sanctioned Development Plan" and " The said provision in the said regulations " as per the provisions under section 37(1) of Maharashtra Regional and Town Planning Act, 1966. The Plan showing " The said modification" is displayed on the notice board in the office of Assistant Director, Town Planning, Town Development Department, Thane Municipal Corporation, " Mahapalika Bhavan ", General Arunkumar Vaidya Marg, Chandanvadi, Panchpakhadi, Thane and also published on website mentioned below. Any person who wants to submit his suggestion or objection to the said modification within 30 (Thirty) days from the date of publication of this notice in the newspaper, on the website www.thanecity.gov.in and *Maharashtra Government Gazette* to the Municipal Commissioner, Thane Municipal Corporation, Thane or on the Email ID - adtp@thanecity.gov.in.

Website - www.thanecity.gov.in

Thane,
dated 20th June 2024.

SANGRAM KANADE,
Asst. Director Town Planning,
Thane Municipal Corporation,
Thane.